

CITY COUNCIL, CITY OF LODI  
 COUNCIL CHAMBER, CITY HALL  
 FEBRUARY 6, 1957

This regular meeting of the City Council of the City of Lodi held beginning at 8:00 o'clock p.m. of Wednesday, February 6, 1957; Councilmen Hughes, Katzakian, Robinson, and Mitchell (Mayor) present; Councilman Fuller absent. City Manager Heller and City Attorney Mullen also present.

Minutes of the previous meeting of January 2, 1957, were approved as written and mailed. At the request of Councilman Katzakian, paragraph headed "Traffic Signals Approved," in the minutes of January 16, 1957, was amended to add the underlined words as follows: "However, since this widening would require the removal of all the large trees on the east side, the City Engineer recommended that the widening of South School Street be accomplished on the west side if the street is to be widened at all. However, he recommended that the street not be widened." The minutes of January 16, 1957, were then approved as amended.

CITY PLANNING COMMISSION

OFF-STREET  
 PARKING REQUIRE-  
 MENTS OF ZONING  
 ORDINANCE

Mayor Mitchell then called for discussion of the amendment to the parking requirements in the Zoning Ordinance as recommended by the City Planning Commission. Councilman Robinson referred to a letter from the City Attorney suggesting two methods by which the off-street parking requirements in the parking district may be handled. The City Attorney suggested that the intent of the City Council to consider modification of the parking requirements for property included in a parking district could be achieved either by expressing the intent in a preamble to the motion introducing the ordinance, or by the insertion of an additional section in the ordinance. Councilman Robinson stated he would prefer the suggested preamble, if the ordinance is to be introduced. He pointed out that he believed the provisions of the proposed ordinance were too stringent, and he therefore planned to vote against the amendment as discussed by the Council at their last meeting. He expressed surprise that no one was in the audience and observed that silence gives consent. On the motion of Councilman Hughes, Katzakian second, the matter was set for public hearing for March 6, 1957.

DIAGONAL PARK-  
 ING Elm & STOCKTON  
 STS.

The City Manager recalled that at the time the Planning Commission requested adoption of the Major Street system, it also submitted a recommendation that diagonal parking be eliminated on Elm Street between Pleasant and Church Street and on Stockton Street between Elm and Locust Streets. Action on this request was postponed by the City Council until action was taken to establish the Major Streets. The Planning Commission's recommendation was based on its recommendation that Elm and Stockton Streets be designated major streets to carry through town traffic. Councilman Robinson stated that to remove the diagonal parking would reduce parking, and he was opposed to reducing parking until such time as it was warranted by an increase of traffic. Councilman Hughes suggested that the old swimming pool in Hale

Minutes of February 5, 1957 - continued

Park could be surfaced and used as a parking lot for the patrons of the state Employment Office on Sacramento Street. Councilman Katzakian stated that he did not believe the parking situation in either location was sufficient to warrant the reduction of the travel way on the streets. On the motion of Councilman Robinson, Katzakian second, the matter was postponed until the next meeting.

NOR The final map entitled "Holiday Manor" was presented for approval. The Council noted that the developers planned to construct a church on Lots 10 and 11 of the Subdivision. There seemed to be some question as to whether the two lots contained enough area to accommodate the parking spaces to meet the off-street parking requirement proposed by the Planning Commission. On the motion of Councilman Katzakian, Robinson second, the map was approved and the Mayor was authorized to sign with the understanding that the City Clerk would call attention to the parking needs to the subdividers of the tract. The acceptance of the streets offered for dedication is subject to improvement of the streets to City standards before they will be maintained by the City.

The City Manager reported that the Planning Commission recommended the rezoning of property included in Bel Air Tract No. 2 from R-1 to R-2 residential district. On the motion of Councilman Katzakian, Hughes second, the matter was set for public hearing on March 6, 1957.

NOTIFICATIONS

MANOR A letter from Mr. Albert Dais, dated February 4, 1957, enclosing three letters addressed to the City Planning Commission dated January 11, January 17, and January 25, 1957. The letter and the enclosed copies all related to a request by Mr. Dais for rezoning of property in Crescent Manor Subdivision. In his letter Mr. Dais stated that on January 14, 1957, his request for rezoning was considered by the Planning Commission and set for public hearing on January 28, 1957. He related that on the date of the hearing, no objection was presented by the public, but several members of the Planning Commission objected to his rezoning request on the basis of the probability of creating traffic congestion in the future. He reported that his request for R-4 zoning had then been denied. He related that he wished R-4 zoning with the use permit to establish a convalescent home on the property which is now R-3. He stated he was requesting a use permit for Lots 16 and 17, Crescent Manor Subdivision. After discussion the Council concluded that Mr. Dais was submitting a new request for rezoning and for a use permit rather than appealing from a previous decision of the Planning Commission. As a new request it was referred to the Planning Commission for action and recommendation.

RIPON A letter from the City of Ripon, dated January 1, 1957, enclosing a copy of a Resolution adopted by the City of Ripon, requesting amendment to those sections of the Streets and Highways Code pertaining to the vote required for dissolution of a lighting district. The City of Ripon

R.S. NO. 2000  
ADOPTED

requested that the City of Lodi aid them in securing the necessary legislative action required to reduce the amount of voters required to effect the dissolution of a lighting district. Resolution No. 2000, urging the amendment to "Section 19251 of the Streets and Highways Code of the State of California", was adopted on the motion of Councilman Hughes, Robinson second.

COMIC BOOKS

A letter requesting the City Council to adopt a resolution urging the Legislature to ban the sale of comic books dealing with violence, etc., to children under the age of 18 years. Resolution No. 2001, urging the legislative action, was adopted on the motion of Councilman Robinson, Mitchell second. Prior to its adoption, City Manager Weller pointed out that an effort had been made in Lodi to distinguish between comic books which were harmful to children and those that were not. The effort was abandoned when it was found that the distinction was difficult to make. Councilman Robinson stated that the resolution adopted by the City Council would lend moral support to the lawmakers in Sacramento and he felt it would be worth the effort if they were successful in reducing the problem created by the undesirable comic books.

R.S. NO. 2001  
ADOPTED

SOUTHERN BAPTIST  
ANNEXATION  
PETITION

A petition from the Southern Baptist Church requesting annexation of church property situated on the north side of West Lodi Avenue to the City of Lodi under the provisions of the "Annexation of Uninhabited Territory Act of 1930". On the motion of Councilman Robinson, Hughes second, Resolution No. 1996, declaring the intention of the City Council to annex said territory and setting a public hearing for March 6, 1957, was adopted.

COUNCIL OF  
OUTDOOR ADV.

A letter dated February 1, 1957, from the Northern California Council of Outdoor Advertising seeking the City Council's objection to Senate Bill No. 669 now before the California Legislature. According to the letter the Senate bill seeks to destroy outdoor advertising by prohibition. No action was taken.

MERCED COUNTY  
CHAMBER OF  
COMMERCE

Letter from Merced County Chamber of Commerce, dated January 25, 1957, enclosing a copy of the Resolution adopted at the California Water Conference held in Merced, January 22, 1957, requesting the City Council to adopt a similar resolution. No action was taken.

C.R. VAN BUSKIRK

A letter from Mr. C.R. Van Buskirk expressing his appreciation for the Resolution of Appreciation, No. 1992, adopted by the City Council on January 2, 1957.

SCHOOL CROSSING  
SIGN

A letter dated January 22, 1957, from Mr. Ted Boniack, Principal, Leroy Nichols School, expressing gratitude for the installation of traffic lights on Hutchins Street protecting the school crossing on Tamarack Drive.

## REPORTS OF THE CITY MANAGER

MRS. LAUDIE  
STEWART SERVICE  
EXTENDED

The City Manager reported that he had received a request from the City Engineer to extend the services of Mrs. Claude Stewart beyond retirement age. He explained that Mrs. Stewart would be eligible for retirement on August 1, 1957. The City Engineer's Department was losing another member of the clerical staff, and he therefore submitted this request to the City Council through the Pension Board. The request had been approved by the Pension Board. Extension of Mrs. Stewart's service for an additional three months was then approved on the motion of Councilman Hughes, Katzakian second.

AWARD  
TRACTOR-LOADER

The City Manager presented the tabulation of bids received for the purchase of a tractor-loader. The low bid was a Ford by the Lodi Tractor Company in the sum of \$2,575. Second low bid was submitted by Delta Tractor Company for an International at the sum of \$2,085.72. The City Engineer recommended the purchase of the International loader submitted by Delta Tractor Company, explaining that while Ford tractor-loaders were good equipment for certain uses, it did not meet the City's requirements. The Department has experienced abnormally high maintenance costs with the last Ford tractor purchased by the City. The City has spent \$500 to maintain a Ford tractor purchased in 1953. Councilman Hughes stated that specifications should be drawn in a manner to qualify only that equipment which is acceptable to the City. He objected to receiving this type of recommendation after the City Council had accepted specifications drawn by the using department. Councilman Robinson stated he felt that since the low bidder was a local firm which paid taxes in the City of Lodi, and since better service can be received from the local firm, he favored making the award to the Lodi Tractor Company. He then moved, Hughes second, the adoption of Resolution No. 1997, awarding the contract for the tractor-loader to Lodi Tractor Company. The motion was adopted by unanimous vote.

SPECS  
CONCRETE PIPE

Specifications for the purchase of concrete pipe were approved on the motion of Councilman Robison, Katzakian second.

SPECS FOR  
LETHAL CHAMBER  
IN SMALL ANIMAL  
SHELTER

Mr. Weller presented specifications for the installation of a decompression type of lethal chamber to be installed in the Small Animal Shelter. He pointed out that the purchase of this equipment was included in the overall cost estimates for the Small Animal shelter. Councilman Robinson objected to this type of equipment, stating he favored the installation of less expensive equipment utilizing carbon dioxide as the lethal agent. Councilman Hughes stated that since this was to be installed in a new building, he felt it economical in the long run to install equipment which carries with it the recommendations of the Chief of Police, City Engineer, and Society for the Prevention to Cruelty to Animals.

He stated the equipment would be used for many years and should therefore be up to date. Councilman Katzakian then moved, Hughes second, that the specifications be approved as submitted. The motion was passed by the following vote:

AYES: Councilmen - Hughes, Katzakian and Mitchell

NOES: Councilmen - Robinson

ABSENT: Councilmen - Fuller

SPECS FOR MILLS  
AVE. SANITARY  
SEWER LINE

Specifications for the installation of a sanitary sewer line between Lodi Avenue and Lockeford Street were approved on the motion of Councilman Katzakian, Robinson second.

CLAIMS

Claims in the amount of \$163,402.02 were approved on the motion of Councilman Robinson, Katzakian second.

HILBORN S.D.A.  
CHURCH LOADING ZONE

The City Manager then read a memorandum from the City Engineer stating that he had received a request from the Hilborn Seventh Day Adventist Church for a passenger loading zone, three-car capacity, to be located in front of the church on the north side of Hilborn Street. The City Manager and the City Attorney pointed out that granting this request might tend to extend a precedent for this type of curb use which the Council might find hard to follow in the future. Councilman Robinson stated he did not believe this would create a problem and he therefore moved, Katzakian second, the adoption of Resolution No. 1998, establishing a white zone in front of the Hilborn Seventh Day Adventist Church. The Resolution was adopted by unanimous vote.

DEPAULI RIGHT-  
OF-WAY ON HUTCHINS  
STREET

The City Manager informed the City Council that Mr. Eugene F. Goodman, Attorney for the DePauli family residing on South Hutchins Street, had requested that the City Council adopt a resolution setting forth the conditions under which the City would acquire land for future street widening and utility easements from the DePauli family. Mr. Weller pointed out that the City Council had authorized the City Clerk to accept the right of way in exchange of curb, gutter, sidewalk, and paving in conformance with established policy. Resolution No. 1999, authorizing acceptance of the deed from William A. DePauli, et al., was adopted on the motion of Councilman Katzakian, Robinson second.

COUNTY DOG LICENSE  
COLLECTION

Mr. Weller reported that he had received a request from Clifford Bull, Chairman of the Board of Supervisors, for the City to collect for and issue County dog licenses for the northern district of San Joaquin County. He reported he had checked with the Finance Director and learned that it would not create a problem in that department. If the

City agreed to do this, it would be merely a matter of convenience for residents in the unincorporated area who would otherwise be required to drive to Stockton for the licenses. Councilman Katzakian moved, Robinson second, that the request be approved with the stipulation that the service can be cancelled with a 30-day notice to the Board of Supervisors. The motion was passed by unanimous vote.

**SWIMMING POOL  
BIDS**

Mr. Weller then reported bids had been tabulated for the construction of a swimming pool for the John Blakely Park. Rice Brothers of Lodi submitted a low bid of \$46,989 with the deduction of \$3,000 if the pool is to be constructed by the Gunnite process rather than poured concrete. Second low bid was submitted by Jesse H. Warner of Modesto at \$47,178 with the deduction of \$300 for Gunnite construction. Mr. Weller stated that this bid compares with the architect's estimate at \$32,000. Architect John Lloyd informed the City Council he believed some items could be changed that would reduce the cost slightly. The City Manager suggested that the bids be rejected and the Council authorize the City Engineer, the Architect, and the Recreation Commission to meet together and see what can be worked out. Councilman Hughes moved, Katzakian second, that action on the award be continued to the next meeting to allow the City Recreation Commission time for study and recommendation.

**JOINT USE  
CITY'S SANI-  
TARY FILL**

The City Manager reported that he had held a discussion with Clifford Bull, Chairman of the Board of Supervisors, on the joint use of the City's sanitary fill on Harvey Lane. He stated they agreed that it was not in the public's best interest to maintain two disposal areas on adjoining property. They had agreed upon a plan for the joint use of the City's sanitary fill for a trial period between now and June 30, 1957, subject to approval of the respective legislative bodies. On the motion of Councilman Robinson, Katzakian second, the Council voted to refer the matter to the City Manager for a three months' trial run. Councilman Robinson stated that there should be an understanding that the County would pay a just share for the operation of the Sanitary fill during the trial period. Councilman Hughes objected that this would complicate the matter and he urged that there would be no charge to the County during this trial period. No further action was taken on the matter.

**S. SCHOOL ST.  
WIDENING**

City Manager then read a memorandum from the City Engineer regarding the widening of South School Street for the one-half block south of Lodi Avenue. This matter had been held over from the meeting of January 16, 1957. Councilman Katzakian said that he had given the matter study and he still did not believe School Street should be widened. He felt this would increase the traffic at this intersection at the expense of traffic on Church Street and Sacramento Street. Councilman Robinson disagreed, stating that he believed the street should be widened on the east side from Lodi Avenue to the first alley south. He did not believe that this

widening would change the traffic pattern, since the widening would affect only the north bound traffic entering the Lodi Avenue intersection from School Street. He felt this was a bad intersection at the present time and expense would be less since the work could be done in conjunction with the widening of the south side of Lodi Avenue west of School Street. Councilman Robinson moved that the City Engineer be authorized to widen the east side of School Street between Lodi Avenue and the alley just south of Lodi Avenue. Before a second was offered to the motion, it was withdrawn by Councilman Robinson with the understanding that the matter would come before the Council again at its next meeting. Councilman Robinson then informed the City Council that the question of widening South School Street would be discussed by the Housing Committee of the District Chamber of Commerce at its meeting during the coming week.

#### CIVIC CENTER

Councilman Mitchell then introduced the subject of a Civic Center which had been placed on the agenda at the request of Councilman Matzakian. He then called upon Councilman Matzakian who read the following statement:

"I have in a previous meeting asked the City Council to decide whether Lodi needs a Civic Center Site. I would like to answer this question and state the reasons for my decision. I say that Lodi certainly needs a Civic Center to keep in step with its future growth. I am sure that there are more reasons than I am listing, but the following 3 I feel are of the utmost importance:

1. Needed space to properly and efficiently operate the City Government.
2. Pride of any City in its Public Buildings, be it Civic Center, parks, playgrounds, schools, library, or others too numerous to mention.
3. That our City be forward-looking and progressive. I have attended many industrial meetings and have been told by industrialists that they look to Cities that are progressive in their thinking and actions, and I for one would like to see Lodi progressive to attract desirable industry to help balance our economy.

I know that the citizens of Lodi voted not to build the Hall of Justice adjacent to the City Hall a few years back, but I am sure if the situation were presented to the citizens properly and fully explained that they might be inclined to agree that the Civic Center should remain at the present site, and that the City acquire properties as they become available within the block bounded by W. Pine, N. Church, N. Pleasant and W. Elm Street. I feel that this could be a potential site for the Civic Center. I have a few reasons why the Civic Center may be left where it is, as follows:

1. Cost of replacing present City Hall.
2. Every citizen within the City limits is a customer of the City, and usually comes to the City Hall at least every 2 months to pay utility bills. Therefore I feel it should be kept centrally located.
3. It would provide, according to the Master Plan, off-street parking space for approximately 280 cars which would add to the newly organized parking district. I also feel that it is not too essential for the Library to be in the Civic Center and that the new Library could be located on the Emerson School site. The Library Board has stated that it would be suitable on that site. The question of the firehouse, I would say could remain until we meet with the Board of Fire Underwriters in San Francisco.

"I do not propose these things to be completed over night or within one year, but if we, the people of Lodi, have a direction to go and pursue that direction, then and only then can we progress and grow. I am sure if we have a direction to go, our management can tell us whether we can accomplish this end within 10 to 15 years financially. I have always been taught to "PLAN YOUR WORK; THEN WORK YOUR PLAN". Gentlemen, I am making this proposal; however, I am keeping an open mind and will consider and discuss other plans if the Council feels it more suitable. The important point is to find the solution to this growing problem. I urge the members of the Council to consider this and modify it if they wish, but to face the facts squarely and work toward the solution of this problem. As I stated before, let us "PLAN OUR WORK; THEN WORK OUR PLAN", to give us an even better Lodi to work and live in."

Councilman Robinson stated that Councilman Katzakian had made a very studious report and that he would like to have a copy of the report for study. He suggested that no action be taken at this meeting in deference to Councilman Fuller, who was absent.

#### FIRE HOUSE LOCATIONS

Councilman Katzakian then moved, Hurtes second, that the City Manager be authorized to send all information considered by the City Council regarding Fire House locations to the Board of Fire Underwriters in San Francisco, and to arrange a meeting between the Board and the City Council at a time convenient to the Board of Fire Underwriters. The motion was passed by unanimous vote. Mayor Kitchell requested that the City Council be given a copy of the City Manager's letter to the Board of Fire Underwriters.

The meeting was adjourned at 10:45 p.m. on the order of the Mayor.

*Henry A. Glaves Jr.*  
ATTEST: HENRY A. GLAVES, Jr.  
City Clerk